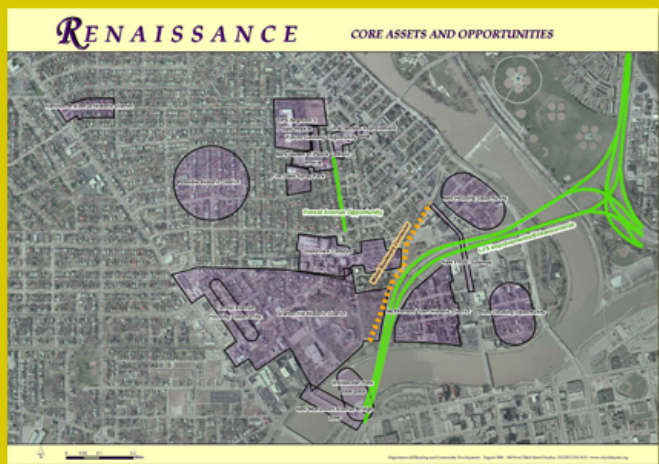
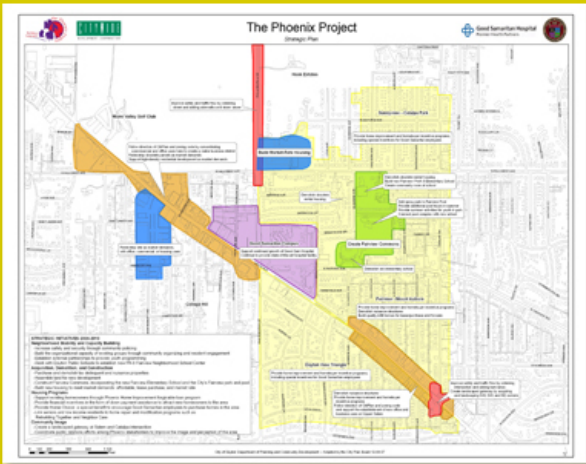


# Dayton Beautiful: Models and Strategies for the Transformed Landscape

## A Building on Assets

Infill development and landbanking in areas that are rich in assets, particularly those in proximity to investments and employment centers. This strategy is often employed through public/private partnerships.



## C Historic Districts and Urban Conservation

Create additional areas in the city where demolition is used only as a last resort. This strategy allows for the preservation of the city's unique housing stock and neighborhoods.



## D The Savannah Model

There may be the potential for new, formal green spaces intermixed with the stronger remaining housing stock. The formal green spaces could then potentially add value to the neighborhood. The strategy takes its name from Savannah, GA which is known for its formal squares.

Before



After

## B Landbanking and Redevelopment

In some areas the consolidation of multiple smaller lots can create an attractive opportunity for future development.



## F The Edge of the Village

Large estate lots can be created when a property owner acquires one or more adjacent lots. A neighborhood where this is prevalent could create a unique form in an urban area.



## E City Beautiful Revisited

Revisiting a planning movement popularized by Daniel Burnham at the 1893 World's Fair, this strategy features the use of exceptional public spaces and public works to enhance the landscape.



## G Lot Reutilization

Vacant lots have the potential for alternative uses, such as community gardens, picnic areas, or gathering places.



## H Land Cultivation

Larger areas of vacant land could potentially be used for large-scale cultivation, such as gardens, orchards, or farming.



## I Urban Environmentalism

In areas of concentrated vacancy and demolition, there will be the potential for evaluating a future for the area that transitions from housing and commerce to trees and bike paths.

